



BOARD OF ADJUSTMENT

MINUTES

April 8, 2021

The Board of Adjustment of New Castle County held a public hearing on April 8, 2021 utilizing ZOOM Webinar, beginning at 6:00 p.m.

Chairman David H. Burt,
presiding:

CALL TO ORDER – 6:00 p.m.

David H. Burt
Terry Parker
William Brooks
Edward Thomas
Izuru Osegbu-Rivers
Richard Farmer

Comprising a quorum of the Board; also:
Mengting Chen, Esq., Office of Law
Melissa Hughes, Department of Land Use
Klesa Achaibar, Department of Land Us

MINUTES

PUBLIC HEARING

NEW BUSINESS

The Board heard and received testimony on the following application(s) and took action on the applications as follows:

1. App. #2021-0117-A – Herbert & Elizabeth Strohl.

Mr. Burt moved to **Grant with Conditions** the application; Ms. Osegbu-Rivers seconded the motion.

VOTE: 6-0

ACTION: Grant with Conditions– Area variances to facilitate the recordation of a Land Development Plan: 1. To permit a lot width of 131.72 feet for Lot 3A (150-foot minimum lot width) see UDC Table 40.04.110.B. **2.** To permit a lot width of 50 feet for Lot 3B (150-foot minimum lot width) see UDC Table 40.04.110.B. S Zoning. CD 12 (App 2021-0117-A) TP 13-014.00-200.

CONDITIONS: 1. A cross access easement shall be established providing access to Lots 3A and 3B as depicted on the plans submitted into evidence as may be amended by the Department.

2. The proposed Lots 3A and 3B shall not be further subdivided.

2. App. #2021-0145-A – New Cingular Wireless, PCS, LLC

Mr. Burt moved to **Grant** the application; Mr. Parker seconded the motion.

VOTE: 6-0

ACTION: Grant– Special Use Permit to permit a 45 foot tall telecommunication monopole: Special Use Permit to permit a 45 foot tall telecommunication monopole 265 feet from a residential use (500 foot minimum distance required for a residential use) see UDC Sections 40.03.326 & 40.31.430. CN Zoning. CD 9 (App 2021-0145-A) TP 09-017.00-027.

3. App. #2021-0146-A – New Cingular Wireless, PCS, LLC

Mr. Burt moved to **Grant**; Mr. Thomas seconded the motion.

VOTE: 6-0

ACTION: Grant- Special Use Permit to permit a 45 foot tall telecommunication monopole and area variances: **1.** Special Use Permit to permit a 45 foot tall telecommunication monopole 151 feet from a residential use (500 foot minimum distance required for a residential use) see UDC Sections 40.03.326 & 40.31.430. **2.** To permit a 45-foot tall telecommunication monopole 6 feet from the Milltown Road right-of-way (15-foot setback required (1/3 height of tower)) see UDC Section 40.03.326.G. ON Zoning. CD 9 (App 2021-0146-A) TP 08-049.20-103.

Melissa A. Hughes

Melissa Hughes
Department of Land Use
5/24/2021